

CITY PLANNING COMMISSION PUBLIC HEARING NOTICE

TUESDAY, FEBRUARY 9, 2021

PUBLIC HEARING: 1:30 P.M.

CITY COUNCIL CHAMBER (CITY HALL - 1E07) OR VIA TELECONFERENCE

The City Planning Commission, in accordance with the provisions of Article 4 of the Comprehensive Zoning Ordinance, Ordinance No. 4,264 M.C.S., as amended, will hold a public hearing on February 9, 2021 at 1:30 pm. The public hearing will consider the following proposed amendments to the Comprehensive Zoning Law of the City of New Orleans.

Under the authority granted in Act 302 of the 2020 Regular Legislative Session, the City Planning Commission certifies that it will convene a meeting on February 9, 2021 at 1:30 pm via teleconference/Zoom to hear matters that are critical to the continuation of the business of the Commission and that are not able to be postponed to a meeting due to a legal requirement or deadline in the Comprehensive Zoning Ordinance that cannot be changed. All efforts will be made to provide for observation and input by members of the public.

Zoning Docket 010/21 - Request by Casey D. Roberts and Zachary F. Barnett for a zoning change from an HU-RD2 Historic Urban Two-Family Residential District to an HU-MU Historic Urban Mixed-Use District, on Square 355, Lot 32, in the Second Municipal District, bounded by Dumaine Street, North Broad Street, North White Street, and Saint Philip Street. The municipal addresses are 2721-2723 Dumaine Street. (PD 4)

Zoning Docket 011/21 - Request by Nicole Webre for a text amendment to Article 20 of the Comprehensive Zoning Ordinance relative to the virtual sales of vehicles and other articles as deemed necessary by the staff of City Planning Commission.

First, to amend Use Standards Section 20.3.MM(5) Motor Vehicle Service and Repair, Minor and Major as follows:

“5. The handling of virtual sales of used automobiles may be permitted with the following conditions:

- a.) The storage of used vehicles for sale on premise is prohibited; and
- b.) Vehicles shall be located off-premise at the vehicle owner’s property or at a property zoned and licensed for the storage of vehicles; and
- c.) The business shall hold a valid license with the Louisiana Used Motor Vehicle Commission.”

Second, the City Planning Commission staff shall have the authority to amend the above and make recommendations for additional amendments.

Zoning Docket 012/21 - Request by Sam Smith Jr. for a conditional use to permit a bar and live entertainment (secondary use) in an HU-MU Historic Urban Neighborhood Mixed-Use District, a GC Greenway Corridor Design Overlay District, an EC Enhancement Corridor Design Overlay District, and an AC-1 Arts and Culture Diversity Overlay District, on Square 360, Lot 3-A, in the Second Municipal District, bounded by North Broad Street, Lafitte Street, Toulouse Street, and North White Street. The municipal addresses are 601-615 North Broad Street, 2701-2707 Lafitte Street, and 2716 Toulouse Street. (PD 4)

Zoning Docket 013/21 - Request by 634 Orange Street, LLC for a conditional use to permit the retail sale of packaged alcoholic beverages in an MU-2 High Intensity Mixed-Use District, on Square 82, Lot 82-C-1, in the First Municipal District, bounded by Orange Street, Saint Thomas Street, Religious Street, and Richard Street. The municipal address is 634 Orange Street, Suite A. (PD 2)

Zoning Docket 014/21 - Request by Poydras Properties II, LLC for an amendment to Ordinance No. 26,335 MCS (Zoning Docket 12/15) for a conditional use to permit a fast food restaurant in a CBD-4 Exposition District, on Square 307A, Lot Z-4, in the First Municipal District, bounded by Poydras Street, Loyola Avenue, Girod Street, and La Salle Street. The municipal addresses are 1200 Poydras Street and 501 Loyola Avenue. (PD 1a)

Zoning Docket 015/21 - Request by PMAT Algiers Plaza, LLC for an amendment to Ordinance No. 24,812 MCS (Zoning Docket 120/11) to permit a fast food restaurant with drive-thru facilities in a C-3 Heavy Commercial District, an SC Suburban Corridor Use Restriction Overlay District, and CT Corridor Transformation Design Overlay District, on Square H-D, Lot 1, in the Fifth Municipal District, bounded by General De Gaulle Drive, Holiday Drive, MacArthur Boulevard, and Rue Parc Fontaine. The municipal addresses are 4100-4150 General De Gaulle Drive and 3008-3070 (except 3014) Holiday Boulevard (PD 12)

Zoning Docket 016/21 - Request by City Council Motion No. M-20-450 for a text amendment to the Comprehensive Zoning Ordinance to consider amendments to the definition of “winery” and to consider the addition of such to use tables in appropriate districts. In the course of review, City Planning Commission staff should consider this use in the context of similar uses such as “breweries” and “distilleries.” Staff should also review use tables and provide recommendations to establish consistency among “breweries” and “distilleries” in appropriate zoning districts. Planning staff should review applicable State regulations to guide potential amendments.

The City Planning Commission, in accordance with Article 4 of the Comprehensive Zoning Ordinance, Ordinance No. 4,264 M.C.S., as amended, will hear proponents and opponents to the above proposed changes to the Comprehensive Zoning Law of the City of New Orleans. All interested parties are encouraged to attend and all relevant comments concerning the proposed changes are encouraged. The CPC has established public hearing rules within its Administrative Rules, Policies, & Procedures, which are available on the CPC website (www.nola.gov/cpc). You may also submit written comments to the Executive Director in advance by mail (1300 Perdido Street, 7th floor, New Orleans LA 70112) or email (CPCinfo@nola.gov). All written comments must be received by 5 p.m. on the Monday eight days prior to the hearing date.

January 20, January 27, and February 3, 2021

Robert Rivers, Executive Director